

Project 1 - Phase 1 Preliminary Schedule

ID	Name	Status	Start	Finish	Duration	Critical	2004											
							1st Quarter			2nd Quarter			3rd Quarter					
							Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul
0	Project - Phase 1		Mon 11/3/03	Fri 6/23/06	690 days	Yes	[Gantt bar from Oct 2003 to Jul 2006]											
1	Project Summary		Mon 11/3/03	Fri 6/23/06	690 days	Yes	[Gantt bar from Oct 2003 to Jul 2006]											
2	Preliminary Property Investigations	In Process	Mon 11/3/03	Mon 1/19/04	56 days	No	[Gantt bar from Oct 2003 to Jan 2004]											
3	Determine Property Boundary	Completed	Mon 11/3/03	Fri 11/14/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
4	Prepare Library of Existing Data	Completed	Mon 11/3/03	Thu 12/4/03	24 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
5	Create Web Site for Distribution of Information	Completed	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
6	Prepare Requests for Proposals for Consultants	In Process	Tue 11/25/03	Mon 12/8/03	10 days	Yes	[Gantt bar from Nov 2003 to Dec 2003]											
7	Select Consultants	Not Started	Mon 11/3/03	Mon 1/19/04	56 days	No	[Gantt bar from Oct 2003 to Jan 2004]											
8	Select Project Offsite	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
9	Select Civil Engineer	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
10	Select Land Use Attorney	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
11	Select Title Company	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
12	Select Environmental Attorney	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
13	Select Entitlement Consultant	Completed	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
14	Select Geologist and Soil Engineer	In Process	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
15	Select Hydrology Engineer	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
16	Select Water Quality Consultant	In Process	Tue 12/9/03	Tue 12/9/03	1 day	Yes	[Gantt bar at Dec 2003]											
17	Select Army Corps Consultant	In Process	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
18	Select Land Planner	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
19	Select Landscape Architect	In Process	Tue 12/9/03	Mon 1/19/04	30 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
20	Select Lake Designer	In Process	Mon 11/3/03	Fri 11/14/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
21	Select Environmental Impact Report Consultant	In Process	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
22	Select Hazardous Material Consultant	In Process	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
23	Select Biologist	In Process	Tue 12/9/03	Mon 12/15/03	5 days	No	[Gantt bar from Dec 2003 to Dec 2003]											
24	Select Air Quality Consultant	In Process	Mon 11/3/03	Fri 11/7/03	5 days	No	[Gantt bar from Oct 2003 to Oct 2003]											
25	Select Project Architect	In Process	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
26	Select Traffic Engineer	In Process	Tue 12/9/03	Wed 12/17/03	7 days	No	[Gantt bar from Dec 2003 to Dec 2003]											
27	Select Electric Utility Consultant	In Process	Tue 12/9/03	Tue 12/9/03	1 day	No	[Gantt bar at Dec 2003]											
28	Select Gas TV Consultant	In Process	Mon 11/3/03	Fri 11/21/03	15 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
29	Select Cable TV Consultant	In Process	Mon 11/3/03	Fri 11/21/03	15 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
30	Select Utility Consultant	In Process	Mon 11/3/03	Fri 11/21/03	15 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
31	Select Telephone Consultant	In Process	Mon 11/3/03	Fri 11/21/03	15 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
32	Select CFD Consultant	In Process	Mon 11/3/03	Fri 11/21/03	15 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
33	Select Homeowners Association Consultant	In Process	Tue 12/9/03	Mon 1/19/04	30 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
34	Select Marketing Consultant	Completed	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
35	Select Political Consultant	In Process	Mon 11/3/03	Fri 12/12/03	30 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
36	Select Community Relations Consultant	In Process	Tue 12/9/03	Mon 12/22/03	10 days	No	[Gantt bar from Dec 2003 to Dec 2003]											
37	Review Existing Entitlements		Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
38	Review Existing Specific Plan	Completed	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
39	Review Existing Environmental Impact Report (EIR)	Completed	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
40	Prepare Preliminary Land Improvement Cost Analysis and Cash Flow	In Process	Mon 11/3/03	Mon 12/15/03	31 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
41	Prepare Cost Estimate Based Upon Existing Specific Plan	In Process	Mon 11/3/03	Mon 12/15/03	31 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
42	Review Existing Specific Plan and Environmental Documentation for Cost Items	In Process	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
43	Coordinate All Fees	In Process	Tue 11/4/03	Tue 11/4/03	1 day	No	[Gantt bar at Oct 2003]											
44	Prepare Cost Estimate Based upon Existing Information	In Process	Wed 11/5/03	Tue 11/18/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
45	Update Cost Estimate After Review	In Process	Wed 11/19/03	Tue 11/25/03	5 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
46	Review Existing Marketing Information	In Process	Wed 11/26/03	Wed 11/26/03	1 day	No	[Gantt bar at Nov 2003]											
47	Prepare Preliminary Cash Flow	In Process	Thu 11/27/03	Wed 12/10/03	10 days	No	[Gantt bar from Nov 2003 to Dec 2003]											
48	Determine Land Residual Value Based upon Existing Land Plan	In Process	Thu 12/11/03	Mon 12/15/03	3 days	No	[Gantt bar from Dec 2003 to Dec 2003]											
49	Prepare Preliminary Gantt Chart		Mon 11/3/03	Fri 1/2/04	45 days	No	[Gantt bar from Oct 2003 to Jan 2004]											
50	Review Existing Specific Plan and Environmental Documentation for Timing Items	In Process	Mon 11/3/03	Mon 11/3/03	1 day	No	[Gantt bar at Oct 2003]											
51	Conduct Preliminary Timing Discussions w/ Project Engineer	In Process	Tue 11/4/03	Tue 11/4/03	1 day	No	[Gantt bar at Oct 2003]											
52	Prepare Initial Static Gantt Chart	In Process	Wed 11/5/03	Tue 11/18/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
53	Review Initial Gantt Chart w/ Project	In Process	Wed 11/19/03	Tue 12/2/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
54	Prepare Initial Risk Adjusted Gantt Chart	In Process	Wed 12/3/03	Tue 12/16/03	10 days	No	[Gantt bar from Nov 2003 to Dec 2003]											
55	Review Initial Risk Adjusted Gantt Chart w/ Project	In Process	Wed 12/17/03	Tue 12/30/03	10 days	No	[Gantt bar from Dec 2003 to Dec 2003]											
56	Review Existing Environmental Permits		Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
57	Review Existing Sec 1600-03 Permits (Streambed Alternation)	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
58	Review Existing Sec 401 Permit (Water Quality Permit)	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
59	Review Existing Sec 402 (NPDES)	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
60	Review Existing Sec 404 (Wetlands Construction)	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
61	Meet with City of Moreno Valley Council Members	In Process	Tue 11/4/03	Mon 11/17/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
62	Ascertain Basic Planning Criteria	In Process	Tue 11/4/03	Mon 11/17/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
63	Ascertain Necessity for Development Agreement	In Process	Tue 11/4/03	Mon 11/17/03	10 days	No	[Gantt bar from Oct 2003 to Nov 2003]											
64	Meet with Community Leaders	In Process	Tue 12/23/03	Mon 1/5/04	10 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
65	Adjacent Property Owners	In Process	Tue 12/23/03	Mon 1/5/04	10 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
66	Interested Parties - ie. Sierra Club	In Process	Tue 12/23/03	Mon 1/5/04	10 days	No	[Gantt bar from Dec 2003 to Jan 2004]											
67	Prepare Preliminary Market Analysis	In Process	Tue 11/4/03	Tue 12/2/03	21 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
68	Obtain Field Data	Completed	Tue 11/4/03	Tue 11/4/03	1 day	No	[Gantt bar at Oct 2003]											
69	Develop Optimum Product Pricing	In Process	Wed 11/5/03	Tue 12/2/03	20 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
70	Develop Premium Analysis	In Process	Wed 11/5/03	Tue 12/2/03	20 days	No	[Gantt bar from Oct 2003 to Dec 2003]											
71	Develop Optimum Product Mix	In Process	Wed 11/5/03	Tue 12/2/03	20 days	No	[Gantt bar from Oct 2003 to Dec 2003]											

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							1st Quarter			2nd Quarter			3rd Quarter									
							Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul				
72	Determine Product Sales Rates	In Process	Wed 11/5/03	Tue 12/2/03	20 days	No																
73	Prepare Preliminary Project Description	In Process	Tue 11/4/03	Fri 11/21/03	14 days	No																
74	Investigate Community Facilities Financing	In Process	Mon 11/24/03	Fri 1/16/04	40 days	No																
75	Meet with Communities Facilities District Financing Consultant	In Process	Mon 11/24/03	Fri 12/5/03	10 days	No																
76	Determine Feasibility of Establishing CFD	In Process	Mon 12/8/03	Fri 12/19/03	10 days	No																
77	Prepare Preliminary Rate and Method Analysis	In Process	Mon 12/22/03	Fri 1/16/04	20 days	No																
78	Prepare Initial Land Plan	In Process	Tue 11/4/03	Tue 1/13/04	51 days	No																
79	Obtain New Topo	In Process	Tue 11/4/03	Mon 11/24/03	15 days	No																
80	Prepare Initial Land Plan	In Process	Wed 12/3/03	Tue 1/13/04	30 days	No																
81	Review Project Planning and Engineering Standards	In Process	Mon 11/3/03	Fri 6/18/04	165 days	No																
82	City of Moreno Valley	In Process	Mon 11/3/03	Fri 2/20/04	80 days	No																
83	Meet with City of Moreno Valley Planning Department	In Process	Tue 11/4/03	Mon 2/9/04	70 days	No																
84	Ascertain Basic Planning Criteria	In Process	Tue 11/4/03	Mon 11/24/03	15 days	No																
85	Determine Park Requirements	In Process	Tue 11/4/03	Mon 11/24/03	15 days	No																
86	Obtain Affordable Housing Criteria	In Process	Tue 11/4/03	Mon 11/24/03	15 days	No																
87	Determine Landscape Standards	In Process	Tue 1/20/04	Mon 2/9/04	15 days	No																
88	Determine Moreno Valley Landscape Architectural Standards	In Process	Tue 1/20/04	Mon 2/9/04	15 days	No																
89	Proposed Moreno Valley Maintenance Standards	In Process	Tue 1/20/04	Mon 2/9/04	15 days	No																
90	Proposed HOA Maintenance Standards	In Process	Tue 1/20/04	Mon 2/9/04	15 days	No																
91	Meet with City of Moreno Valley Department of Public Works	In Process	Mon 11/3/03	Fri 2/20/04	80 days	No																
92	Obtain City of Moreno Valley Standard Plans	In Process	Mon 11/3/03	Fri 11/28/03	20 days	No																
93	Determine Street Points of Connection	In Process	Mon 12/1/03	Fri 1/9/04	30 days	No																
94	Review Street Standards / Improvements	In Process	Mon 12/1/03	Fri 1/9/04	30 days	No																
95	Develop Scope of Work for Traffic Studies	In Process	Mon 11/24/03	Fri 1/2/04	30 days	No																
96	Determine Status of Conditional Letter Of Map Revision (CLOMR or LOMR)	In Process	Tue 11/4/03	Wed 11/12/03	7 days	No																
97	Determine Necessity for City Ordinance Revision(s)	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
98	Review Conditions of Other Offsite Improvements	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No																
99	Review Conditions of Other Offsite Points of Connection	In Process	Tue 11/4/03	Mon 11/24/03	15 days	No																
100	Offsite Arterial Road Improvements	In Process	Mon 12/1/03	Fri 2/20/04	60 days	No																
101	Prepare Preliminary Traffic Study	In Process	Mon 1/5/04	Thu 2/5/04	24 days	No																
102	ROW and Setback Widths	In Process	Mon 12/1/03	Fri 12/19/03	15 days	No																
103	Determine Access Points from Arterial Road	In Process	Mon 1/12/04	Thu 1/29/04	14 days	No																
104	Traffic Signals	In Process	Mon 1/5/04	Fri 1/23/04	15 days	No																
105	Improvements Required Inside ROW	In Process	Mon 1/12/04	Fri 2/20/04	30 days	No																
106	Meet with Eastern Municipal Water District	In Process	Tue 11/4/03	Fri 1/23/04	59 days	No																
107	Water Issues	In Process	Tue 11/4/03	Fri 1/23/04	59 days	No																
108	Determine Water Connection Points	In Process	Mon 11/24/03	Fri 12/26/03	25 days	No																
109	Determine Water Offsite Improvements	In Process	Mon 11/24/03	Fri 1/2/04	30 days	No																
110	Determine Site Hydraulics	In Process	Mon 11/24/03	Fri 1/2/04	30 days	No																
111	Determine Need for Onsite Water Storage	In Process	Mon 11/24/03	Fri 1/23/04	45 days	No																
112	Determine Need for Onsite Water Pumping Facilities	In Process	Tue 11/4/03	Mon 1/5/04	45 days	No																
113	Investigate Use of Reclaimed Water for Project Irrigation	In Process	Tue 11/4/03	Mon 1/5/04	45 days	No																
114	Sewer Issues	In Process	Mon 11/24/03	Fri 1/23/04	45 days	No																
115	Determine Sewer Connection Points	In Process	Mon 11/24/03	Fri 12/26/03	25 days	No																
116	Determine Sewer Offsite Improvements	In Process	Mon 11/24/03	Fri 1/2/04	30 days	No																
117	Determine Need for Onsite Sewer Pumping Facilities	In Process	Mon 11/24/03	Fri 1/23/04	45 days	No																
118	Meet with Moreno Valley Unified School District	In Process	Fri 11/14/03	Thu 12/11/03	20 days	No																
119	Determine School Fees or Mitigation Requirements	In Process	Fri 12/5/03	Thu 12/11/03	5 days	No																
120	Determine Locations of Onsite School	In Process	Fri 11/14/03	Thu 12/11/03	20 days	No																
121	Riverside County	In Process	Mon 11/3/03	Mon 4/12/04	116 days	No																
122	Riverside County Integrated Plan	In Process	Mon 11/3/03	Fri 3/5/04	90 days	No																
123	Multi-Species Habitat Conservation Plan (MSHCP)	In Process	Mon 12/1/03	Fri 3/5/04	70 days	No																
124	Determine if Included in County Designation	In Process	Mon 12/1/03	Thu 12/11/03	9 days	No																
125	Potential Mitigations	In Process	Mon 12/15/03	Fri 3/5/04	60 days	No																
126	Designate Land and Determine Mitigations	In Process	Mon 12/15/03	Fri 3/5/04	60 days	No																
127	Determine Proposed Development Impact Fee	In Process	Mon 12/15/03	Mon 12/15/03	1 day	No																
128	Community and Environmental Transportation Accessibility Process (CETAP)	In Process	Mon 12/15/03	Fri 3/5/04	60 days	No																
129	Determine Impacts to Inter-County Corridors	In Process	Mon 12/15/03	Fri 3/5/04	60 days	No																
130	Traffic Uniform Mitigation Fee (TUMF)	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
131	Current Proposed (7/27/02) per unit fee	In Process	Fri 12/12/03	Fri 12/12/03	1 day	No																
132	\$6,650 for SFR	In Process	Fri 12/12/03	Fri 12/12/03	1 day	No																
133	\$4,700 for MF	In Process	Fri 12/12/03	Fri 12/12/03	1 day	No																
134	Determine Available Alternatives	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
135	Determine Proposed SR 60 Improvements Included in TUMF	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
136	Moreno Valley Fire Department	In Process	Tue 11/4/03	Mon 4/12/04	115 days	No																
137	Determine Fire Department Mitigations	In Process	Tue 11/4/03	Mon 4/12/04	115 days	No																
138	Determine Need for New Fire Station	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
139	Potential Fire Station Specifications	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
140	Fire Station Structure - Size and Location	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
141	Fire Station Equipment	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
142	Determine Fuel Modification Zones (Russell Mountain)	In Process	Tue 1/20/04	Mon 4/12/04	60 days	No																
143	Determine Fee and Potential Credits	In Process	Tue 1/20/04	Mon 4/12/04	60 days	No																

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							1st Quarter			2nd Quarter			3rd Quarter									
							Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul				
144	Eastern Municipal Water District	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
145	Determine Condition of Annexation	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
146	Determine Capacity Issues	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
147	Determine Offsite Improvements	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
148	Riverside County Flood Control District	In Process	Mon 11/3/03	Tue 3/23/04	102 days	No																
149	Determine Offsite Storm Drain Improvements	In Process	Tue 11/4/03	Tue 3/23/04	101 days	No																
150	Existing Storm Drain Flows	In Process	Tue 11/4/03	Mon 3/8/04	90 days	No																
151	Determine Required Onsite Storage Capacities	Not Started	Tue 11/4/03	Mon 12/15/03	30 days	No																
152	Determine Offsite Flows onto the Property	Not Started	Tue 11/4/03	Mon 12/15/03	30 days	No																
153	Project Impacts on Surface Runoff	In Process	Mon 12/15/03	Fri 2/13/04	45 days	No																
154	Potential Groundwater Contamination	In Process	Wed 12/10/03	Tue 1/20/04	30 days	No																
155	Identify Required Discharge Permits for Onsite Water	In Process	Tue 12/16/03	Mon 3/8/04	60 days	No																
156	Water Quality Issues	In Process	Wed 2/11/04	Tue 3/23/04	30 days	No																
157	Prepare Water Quality Assessment	In Process	Wed 2/11/04	Tue 3/23/04	30 days	No																
158	Prepare Hydrology Studies	In Process	Mon 11/3/03	Tue 3/16/04	97 days	No																
159	HEC Outflow Hydraulic Capacity Analysis	Not Started	Tue 11/4/03	Mon 2/16/04	75 days	No																
160	Review Existing Study	Not Started	Tue 11/4/03	Mon 12/15/03	30 days	No																
161	Impervious Area and Volume Calculations	Not Started	Tue 12/16/03	Mon 2/16/04	45 days	No																
162	Develop Sediment Management/Water Quality Concepts	Not Started	Mon 11/3/03	Fri 1/30/04	65 days	No																
163	Water Quality Wetlands Concepts	Not Started	Mon 11/3/03	Fri 11/28/03	20 days	No																
164	Grassy Swales	Not Started	Mon 12/1/03	Fri 12/26/03	20 days	No																
165	Wetland Water Supply Study and Concepts	Not Started	Mon 12/29/03	Fri 1/23/04	20 days	No																
166	Review and Final Study	Not Started	Mon 1/26/04	Fri 1/30/04	5 days	No																
167	Offsite Street / Bridge Concept Studies	Not Started	Tue 11/4/03	Tue 3/16/04	96 days	No																
168	Alignment study/review / preliminary costs	Not Started	Wed 1/14/04	Tue 3/16/04	45 days	No																
169	Hydraulic Analysis / Weir Effects	Not Started	Tue 11/4/03	Mon 11/17/03	10 days	No																
170	Prepare a Drainage Facilities Phasing Plan	Not Started	Mon 2/2/04	Fri 3/12/04	30 days	No																
171	Riverside County Health Department	In Process	Tue 11/4/03	Mon 1/5/04	45 days	No																
172	Meet with Dry Utility Agencies	Not Started	Mon 11/3/03	Fri 12/12/03	30 days	No																
173	Meet w/ Southern California Edison Company	Not Started	Mon 11/3/03	Fri 12/12/03	30 days	No																
174	Meet w/ Southern California Gas Company	Not Started	Mon 11/3/03	Fri 12/12/03	30 days	No																
175	Meet w/ Cable TV - Adelphia	Not Started	Mon 11/3/03	Fri 12/12/03	30 days	No																
176	Meet w/ Telephone Provider - Verizon	Not Started	Mon 11/3/03	Fri 12/12/03	30 days	No																
177	State Agencies	Not Started	Mon 11/3/03	Fri 3/5/04	90 days	No																
178	Dept of Fish and Game (Wetland Habitat/Streambed Alteration)	Not Started	Mon 11/3/03	Fri 1/2/04	45 days	No																
179	Sec 1603 - Streambed Alteration Agreement	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
180	Determine Need for Sec 1601-1603 Permits	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No																
181	Determine Limitations of Sensitive Habitat	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
182	CalTrans - State Highways	In Process	Tue 11/4/03	Wed 2/11/04	72 days	No																
183	Conditions of Permit for SR - 60 Offramp(s)	In Process	Thu 12/18/03	Wed 2/11/04	40 days	No																
184	Conditions of Other Improvements Within Cal Trans ROWs	In Process	Tue 11/4/03	Mon 12/29/03	40 days	No																
185	California Department of Aeronautics	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
186	Department of Real Estate	In Process	Tue 11/4/03	Mon 2/16/04	75 days	No																
187	Prepare Covenants, Conditions and Restrictions	In Process	Tue 11/4/03	Mon 1/5/04	45 days	No																
188	Prepare Homeowners Association Budget	Not Started	Tue 1/6/04	Mon 2/16/04	30 days	No																
189	South Coast Air Quality Management District - Air Quality Permit	In Process	Mon 12/15/03	Fri 3/5/04	60 days	No																
190	Federal Agencies	In Process	Mon 11/3/03	Fri 6/18/04	165 days	No																
191	Army Corps of Engineering Sec 404 - (Wetlands Construction Permit)	In Process	Tue 11/4/03	Fri 2/27/04	84 days	No																
192	Obtain Compliance Closeout	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No																
193	Letters of Support	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No																
194	U.S. Fish and Wildlife Service - Section 7 Consultation	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No																
195	California Department of Fish and Game	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No																
196	Individual 404 Permit - Restoration Only	In Process	Tue 11/4/03	Fri 2/27/04	84 days	No																
197	Prepare Application / Draft Public Notice	In Process	Tue 11/4/03	Fri 11/21/03	14 days	No																
198	Submit Application for Individual 404 Permit	Not Started	Mon 11/24/03	Mon 11/24/03	1 day	No																
199	Army Corps of Engineering Reviews Redraft of Existing Permit	Not Started	Tue 11/25/03	Mon 1/5/04	30 days	No																
200	Corps Publishes Public Notice	Not Started	Tue 1/6/04	Tue 1/6/04	1 day	No																
201	Corp Collects Comments to Notice	Not Started	Wed 1/7/04	Tue 2/17/04	30 days	No																
202	Respond to Comments	Not Started	Wed 2/18/04	Thu 2/26/04	7 days	No																
203	Corp Issues Notice of Intent	Not Started	Fri 2/27/04	Fri 2/27/04	1 day	No																
204	Determine Need to Modify Existing 404 Permit	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
205	Prepare HEC 5 Analysis	In Process	Tue 11/4/03	Mon 1/26/04	60 days	No																
206	Army Corps of Engineering Sec 401 (Water Quality Permit)	Not Started	Wed 12/10/03	Tue 12/23/03	10 days	No																
207	Review Existing Sec 401 Documentation	Not Started	Wed 12/10/03	Tue 12/23/03	10 days	No																
208	Army Corps of Engineering Sec 402 (NPDES)	Not Started	Tue 1/27/04	Mon 2/9/04	10 days	No																
209	Review Existing Sec 402 Documentation	Not Started	Tue 1/27/04	Mon 2/9/04	10 days	No																
210	Federal Emergency Management Agency	Not Started	Thu 11/13/03	Fri 12/12/03	22 days	No																
211	Determine Adjustment(s) to FEMA Line	Not Started	Thu 11/13/03	Wed 12/10/03	20 days	No																
212	Prepare CLOMR or LOMR (Conditional Letter of Map Revision)	Not Started	Thu 12/11/03	Fri 12/12/03	2 days	No																
213	Environmental Protection Agency	In Process	Mon 11/3/03	Fri 6/18/04	165 days	No																
214	Determine EPA Approval Process Period	In Process	Mon 11/3/03	Fri 1/2/04	45 days	No																
215	Prepare EPA Clearance Request	Not Started	Mon 1/5/04	Fri 3/26/04	60 days	No																

Project 1 - Phase 1 Preliminary Schedule

ID	Name	Status	Start	Finish	Duration	Critical	2004											
							1st Quarter			2nd Quarter			3rd Quarter					
							Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul
216	EPA Review Process	Not Started	Mon 3/29/04	Fri 6/18/04	60 days	No	EPA Review Process											
217	FAA Part 77 Aviation Agreements (If Necessary)	In Process	Tue 11/4/03	Mon 3/8/04	90 days	No	FAA Part 77 Aviation Agreements (If Necessary)											
218	US Forest Service - Approval of Multihabitat Corridor Plan	In Process	Mon 12/15/03	Fri 4/16/04	90 days	No	US Forest Service - Approval of Multihabitat Corridor Plan											
219	Determine Conditions to Annex into Special Districts	Not Started	Wed 12/10/03	Mon 3/22/04	74 days	Yes	Determine Conditions to Annex into Special Districts											
220	Meet with Regional Water Quality Control Board, Santa Ana Region	Not Started	Wed 12/10/03	Mon 3/22/04	74 days	Yes	Meet with Regional Water Quality Control Board, Santa Ana Region											
221	Determine Conditions of NPDES Permit	Not Started	Wed 12/10/03	Tue 3/2/04	60 days	No	Determine Conditions of NPDES Permit											
222	Determine Conditions of Groundwater Impacts	Not Started	Wed 12/10/03	Tue 3/2/04	60 days	Yes	Determine Conditions of Groundwater Impacts											
223	Apply for NPDES Notice of Intent	Not Started	Wed 3/3/04	Mon 3/22/04	14 days	Yes	Apply for NPDES Notice of Intent											
224	Homeowners Association	In Process	Tue 11/4/03	Mon 3/8/04	90 days	No	Homeowners Association											
225	Decide Structure	In Process	Tue 11/4/03	Mon 12/15/03	30 days	No	Decide Structure											
226	Prepare Legal Descriptions	Not Started	Tue 12/16/03	Mon 3/8/04	60 days	No	Prepare Legal Descriptions											
227	Title Issues	In Process	Tue 11/4/03	Mon 3/1/04	85 days	No	Title Issues											
228	Obtain Updated Preliminary Title Report	In Process	Tue 11/4/03	Mon 11/17/03	10 days	No	Obtain Updated Preliminary Title Report											
229	Determine Impact of Adjacent Properties CC & R's	Not Started	Tue 11/18/03	Mon 12/15/03	20 days	No	Determine Impact of Adjacent Properties CC & R's											
230	Resolve Title Issues	Not Started	Tue 12/16/03	Mon 2/16/04	45 days	No	Resolve Title Issues											
231	ALTA Survey	Not Started	Tue 11/18/03	Mon 3/1/04	75 days	No	ALTA Survey											
232	Prepare Boundary and Encumbrance Map	Not Started	Tue 11/18/03	Mon 12/29/03	30 days	No	Prepare Boundary and Encumbrance Map											
233	Obtain Engineers Opinion of Title	Not Started	Tue 12/30/03	Mon 1/5/04	5 days	No	Obtain Engineers Opinion of Title											
234	Identify Perimeter Title Issues	Not Started	Tue 11/18/03	Mon 12/8/03	15 days	No	Identify Perimeter Title Issues											
235	Meet with Adjacent Property Owners to Resolve Title Issues	Not Started	Tue 12/9/03	Mon 1/19/04	30 days	No	Meet with Adjacent Property Owners to Resolve Title Issues											
236	Determine Need for Offsite Easements	Not Started	Tue 1/20/04	Mon 3/1/04	30 days	No	Determine Need for Offsite Easements											
237	Prepare Fee Study	Not Started	Tue 11/25/03	Fri 12/12/03	14 days	No	Prepare Fee Study											
238	Determine Planning Fees	Not Started	Tue 11/25/03	Mon 12/8/03	10 days	No	Determine Planning Fees											
239	Determine Engineering Fees	Not Started	Mon 12/1/03	Fri 12/12/03	10 days	No	Determine Engineering Fees											
240	Determine Impact Fees	Not Started	Mon 12/1/03	Fri 12/12/03	10 days	No	Determine Impact Fees											
241	Geotechnical Studies	In Process	Mon 12/15/03	Fri 4/16/04	90 days	No	Geotechnical Studies											
242	Phase I Assessment	In Process	Mon 12/15/03	Fri 2/27/04	55 days	No	Phase I Assessment											
243	Initial Walkover	In Process	Mon 12/15/03	Fri 1/2/04	15 days	No	Initial Walkover											
244	Prepare Phase 1 Report	Not Started	Mon 1/5/04	Fri 2/13/04	30 days	No	Prepare Phase 1 Report											
245	Submit to the City List of Existing Hazmat Materials Onsite	Not Started	Mon 2/16/04	Fri 2/27/04	10 days	No	Submit to the City List of Existing Hazmat Materials Onsite											
246	Review Existing Soil Engineering Public Documents	In Process	Mon 12/15/03	Fri 1/23/04	30 days	No	Review Existing Soil Engineering Public Documents											
247	Environmental Clearance from Regional Water Board	Not Started	Mon 1/26/04	Fri 4/16/04	60 days	No	Environmental Clearance from Regional Water Board											
248	Geotechnical Reports	In Process	Mon 12/15/03	Fri 4/2/04	80 days	No	Geotechnical Reports											
249	Review Existing Soil Information	In Process	Mon 12/15/03	Fri 1/23/04	30 days	No	Review Existing Soil Information											
250	Water Well Monitoring	Not Started	Mon 1/26/04	Fri 2/20/04	20 days	No	Water Well Monitoring											
251	Update Existing Fault Studies	Not Started	Tue 12/30/03	Mon 1/26/04	20 days	No	Update Existing Fault Studies											
252	Update Subsurface Investigations, if necessary	Not Started	Mon 1/26/04	Fri 3/5/04	30 days	No	Update Subsurface Investigations, if necessary											
253	Seismic Ground Shaking	Not Started	Mon 1/26/04	Fri 2/20/04	20 days	No	Seismic Ground Shaking											
254	Fault-Induced Ground Rupture	Not Started	Mon 1/26/04	Fri 2/20/04	20 days	No	Fault-Induced Ground Rupture											
255	Onsite Testing, If Necessary	Not Started	Mon 12/15/03	Wed 1/14/04	23 days	No	Onsite Testing, If Necessary											
256	Slope Stability	Not Started	Mon 1/26/04	Fri 2/20/04	20 days	No	Slope Stability											
257	Publish Preliminary Soil Report	Not Started	Mon 3/8/04	Fri 3/19/04	10 days	No	Publish Preliminary Soil Report											
258	Foundation Stability / Compressible Soils	Not Started	Mon 1/26/04	Fri 2/20/04	20 days	No	Foundation Stability / Compressible Soils											
259	Identify Foundation Requirements	Not Started	Mon 2/23/04	Fri 3/19/04	20 days	No	Identify Foundation Requirements											
260	Submit Final Soil Report	Not Started	Mon 3/8/04	Fri 4/2/04	20 days	No	Submit Final Soil Report											
261	Prepare Sediment Transport Analysis	Not Started	Tue 12/16/03	Mon 1/12/04	20 days	No	Prepare Sediment Transport Analysis											
262	Utility Investigations	In Process	Mon 11/3/03	Tue 4/13/04	117 days	No	Utility Investigations											
263	Electric	Not Started	Wed 12/10/03	Mon 3/22/04	74 days	No	Electric											
264	Obtain Electric Will Serve Letter	Not Started	Wed 12/10/03	Tue 1/20/04	30 days	No	Obtain Electric Will Serve Letter											
265	Prepare Initial Electric Drawings	Not Started	Wed 1/21/04	Tue 3/2/04	30 days	No	Prepare Initial Electric Drawings											
266	Relocate Existing Electric Lines	Not Started	Wed 1/21/04	Tue 3/2/04	30 days	No	Relocate Existing Electric Lines											
267	Determine Electric Reimbursables	Not Started	Wed 3/3/04	Mon 3/22/04	14 days	No	Determine Electric Reimbursables											
268	Gas	Not Started	Wed 12/10/03	Tue 4/13/04	90 days	No	Gas											
269	Obtain Gas Will Serve Letter	Not Started	Wed 12/10/03	Tue 1/20/04	30 days	No	Obtain Gas Will Serve Letter											
270	Prepare Initial Gas Drawings	Not Started	Wed 1/21/04	Tue 3/2/04	30 days	No	Prepare Initial Gas Drawings											
271	Determine Gas Reimbursables	Not Started	Wed 3/3/04	Tue 4/13/04	30 days	No	Determine Gas Reimbursables											
272	Telephone	Not Started	Wed 12/10/03	Mon 3/22/04	74 days	No	Telephone											
273	Obtain Telephone Will Serve Letter	Not Started	Wed 12/10/03	Tue 1/20/04	30 days	No	Obtain Telephone Will Serve Letter											
274	Prepare Initial Telephone Drawings	Not Started	Wed 1/21/04	Tue 3/2/04	30 days	No	Prepare Initial Telephone Drawings											
275	Determine Telephone Reimbursables	Not Started	Wed 3/3/04	Mon 3/22/04	14 days	No	Determine Telephone Reimbursables											
276	Cable TV	Not Started	Wed 12/10/03	Tue 4/13/04	90 days	No	Cable TV											
277	Obtain Cable TV Will Serve Letter	Not Started	Wed 12/10/03	Tue 1/20/04	30 days	No	Obtain Cable TV Will Serve Letter											
278	Prepare Initial Cable TV Drawings	Not Started	Wed 1/21/04	Tue 3/2/04	30 days	No	Prepare Initial Cable TV Drawings											
279	Determine CATV Reimbursement	Not Started	Wed 3/3/04	Tue 4/13/04	30 days	No	Determine CATV Reimbursement											
280	Establishment of Private Utility Companies	In Process	Mon 11/3/03	Fri 2/20/04	80 days	No	Establishment of Private Utility Companies											
281	Telephone	In Process	Mon 11/3/03	Fri 2/20/04	80 days	No	Telephone											
282	Retain Private Telephone System Consultant	In Process	Mon 11/3/03	Fri 2/20/04	80 days	No	Retain Private Telephone System Consultant											
283	Review Private Telephone System Regulations	In Process	Mon 12/1/03	Fri 1/9/04	30 days	No	Review Private Telephone System Regulations											
284	Investigate Private Telephone System Financial Feasibility	In Process	Mon 11/3/03	Fri 11/28/03	20 days	No	Investigate Private Telephone System Financial Feasibility											
285	Cable TV	In Process	Mon 11/3/03	Fri 2/6/04	70 days	No	Cable TV											
286	Retain Private Cable TV System Consultant	In Process	Mon 12/29/03	Fri 2/6/04	30 days	No	Retain Private Cable TV System Consultant											
287	Review Private Cable TV System Regulations	In Process	Mon 12/1/03	Fri 12/26/03	20 days	No	Review Private Cable TV System Regulations											

Project 1 - Phase 1 Preliminary Schedule

ID	Name	Status	Start	Finish	Duration	Critical	2004											
							1st Quarter			2nd Quarter			3rd Quarter					
							Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul	Oct	Jan	Apr	Jul
288	Investigate Private Cable TV System Financial Feasibility	In Process	Mon 11/3/03	Fri 11/28/03	20 days	No	Investigate Private Cable TV System Financial Feasibility											
289	Prepare Preliminary Feasibility	In Process	Mon 11/3/03	Mon 6/21/04	166 days	No	Prepare Preliminary Feasibility											
290	Prepare New Land Plan	In Process	Mon 11/3/03	Mon 6/21/04	166 days	No	Prepare New Land Plan											
291	Coordinate Constraints	In Process	Mon 11/3/03	Mon 5/10/04	136 days	No	Coordinate Constraints											
292	Marketing Constraints	Not Started	Wed 12/3/03	Thu 12/11/03	7 days	No	Marketing Constraints											
293	Political Constraints	Not Started	Tue 1/27/04	Mon 3/8/04	30 days	No	Political Constraints											
294	Planning Constraints	Not Started	Tue 2/10/04	Mon 2/23/04	10 days	No	Planning Constraints											
295	Engineering Constraints	Not Started	Fri 2/6/04	Mon 5/10/04	67 days	No	Engineering Constraints											
296	Internal Engineering Constraints	Not Started	Mon 2/23/04	Fri 3/5/04	10 days	No	Internal Engineering Constraints											
297	Title Constrains	Not Started	Tue 3/2/04	Mon 4/12/04	30 days	No	Title Constrains											
298	Offsite Improvements and Connections	Not Started	Fri 2/6/04	Thu 2/26/04	15 days	No	Offsite Improvements and Connections											
299	Prepare Updated HEC - 5 Study	Not Started	Tue 2/17/04	Mon 3/29/04	30 days	No	Prepare Updated HEC - 5 Study											
300	SR- 60 Traffic Issues	Not Started	Tue 3/30/04	Mon 5/10/04	30 days	No	SR- 60 Traffic Issues											
301	Geotechnical Constraints	Not Started	Mon 3/8/04	Fri 3/19/04	10 days	No	Geotechnical Constraints											
302	Biological Constraints	In Process	Mon 11/3/03	Fri 11/14/03	10 days	No	Biological Constraints											
303	Water Quality Constraints	In Process	Mon 4/19/04	Fri 4/30/04	10 days	No	Water Quality Constraints											
304	Prepare Constraints Basemap Update	Not Started	Tue 5/11/04	Mon 5/24/04	10 days	No	Prepare Constraints Basemap Update											
305	Prepare Preliminary Land Plan Within Identified Constraints	Not Started	Tue 5/25/04	Mon 6/21/04	20 days	No	Prepare Preliminary Land Plan Within Identified Constraints											
306	Prepare Land Improvement Cost Analysis Based on New Land Plan	Not Started	Mon 12/15/03	Tue 2/10/04	42 days	No	Prepare Land Improvement Cost Analysis Based on New Land Plan											
307	Prepare Cost Estimate Based Upon New Land Plan	Not Started	Mon 12/15/03	Fri 12/26/03	10 days	No	Prepare Cost Estimate Based Upon New Land Plan											
308	Coordinate All Fees	Not Started	Mon 12/15/03	Mon 12/15/03	1 day	No	Coordinate All Fees											
309	Prepare Cost Estimate Based upon Existing Information	Not Started	Tue 12/16/03	Mon 12/29/03	10 days	No	Prepare Cost Estimate Based upon Existing Information											
310	Update Cost Estimate After Review	Not Started	Tue 12/30/03	Mon 1/5/04	5 days	No	Update Cost Estimate After Review											
311	Review Existing Marketing Information	Not Started	Tue 1/6/04	Tue 1/6/04	1 day	No	Review Existing Marketing Information											
312	Prepare Preliminary Cash Flow	Not Started	Wed 1/7/04	Tue 1/20/04	10 days	No	Prepare Preliminary Cash Flow											
313	Determine Land Residual Value Based upon Existing Land Plan	Not Started	Wed 1/21/04	Fri 1/23/04	3 days	No	Determine Land Residual Value Based upon Existing Land Plan											
314	Coordinate All Fees	Not Started	Mon 12/15/03	Mon 12/15/03	1 day	No	Coordinate All Fees											
315	Review Cost Estimate	Not Started	Mon 12/29/03	Fri 1/9/04	10 days	No	Review Cost Estimate											
316	Update Cost Estimate After Review	Not Started	Mon 1/12/04	Fri 1/16/04	5 days	No	Update Cost Estimate After Review											
317	Prepare Cash Flow	Not Started	Mon 1/19/04	Fri 1/30/04	10 days	No	Prepare Cash Flow											
318	Prepare Land Residual Estimate Including Cash Flow	Not Started	Mon 2/2/04	Tue 2/10/04	7 days	No	Prepare Land Residual Estimate Including Cash Flow											
319	Community Facilities District	Not Started	Fri 1/2/04	Thu 11/11/04	225 days	No	Community Facilities District											
320	Establish Community Facilities District	Not Started	Fri 1/2/04	Mon 8/23/04	167 days	No	Establish Community Facilities District											
321	Meet with City Finance Director	Not Started	Mon 1/19/04	Mon 1/19/04	1 day	No	Meet with City Finance Director											
322	Appraisal / Absorption Study	Not Started	Fri 1/2/04	Thu 2/12/04	30 days	No	Appraisal / Absorption Study											
323	Application Filed	Not Started	Fri 2/13/04	Fri 2/13/04	1 day	No	Application Filed											
324	City Staff Review	Not Started	Mon 2/16/04	Fri 3/26/04	30 days	No	City Staff Review											
325	Developer Revisions	Not Started	Mon 3/29/04	Fri 5/7/04	30 days	No	Developer Revisions											
326	City Staff Second Review	Not Started	Mon 5/10/04	Fri 6/18/04	30 days	No	City Staff Second Review											
327	City Council Adopts Resolution of Intent	Not Started	Mon 6/21/04	Mon 6/21/04	1 day	No	City Council Adopts Resolution of Intent											
328	Clerk Publishes Notice of Public Hearing	Not Started	Tue 6/22/04	Fri 7/9/04	14 days	No	Clerk Publishes Notice of Public Hearing											
329	City Council Adopts Resolution To Form District	Not Started	Mon 7/12/04	Mon 7/12/04	1 day	No	City Council Adopts Resolution To Form District											
330	Landowner Executes Waiver of Election	Not Started	Tue 7/13/04	Mon 7/26/04	10 days	No	Landowner Executes Waiver of Election											
331	Last Day to File Amended Map of District Bound	Not Started	Tue 7/27/04	Tue 7/27/04	1 day	No	Last Day to File Amended Map of District Bound											
332	Clerk Publishes Copy of Resolution of Intent	Not Started	Wed 7/28/04	Mon 8/16/04	14 days	No	Clerk Publishes Copy of Resolution of Intent											
333	Landowners Vote	Not Started	Tue 8/17/04	Wed 8/18/04	2 days	No	Landowners Vote											
334	Statement of Results to Board of Supervisors	Not Started	Thu 8/19/04	Thu 8/19/04	1 day	No	Statement of Results to Board of Supervisors											
335	City Council Introduces Ordinance of Special Tax	Not Started	Fri 8/20/04	Fri 8/20/04	1 day	No	City Council Introduces Ordinance of Special Tax											
336	2nd Reading of Ordinance	Not Started	Mon 8/23/04	Mon 8/23/04	1 day	No	2nd Reading of Ordinance											
337	CFD Bond Sale	Not Started	Tue 8/24/04	Thu 11/11/04	58 days	No	CFD Bond Sale											
338	Preparation of CFD Bond Offering	Not Started	Tue 8/24/04	Mon 10/4/04	30 days	No	Preparation of CFD Bond Offering											
339	Pricing of CFD Bonds	Not Started	Tue 10/5/04	Fri 10/22/04	14 days	No	Pricing of CFD Bonds											
340	CFD In Place and Ready for Sale	Not Started	Mon 10/25/04	Tue 11/2/04	7 days	No	CFD In Place and Ready for Sale											
341	CFD Investor In Place Prior to Ground Breaking	Not Started	Wed 11/3/04	Thu 11/11/04	7 days	No	CFD Investor In Place Prior to Ground Breaking											
342	Master Tentative Tract Map Preparation Support	Not Started	Mon 11/3/03	Tue 8/31/04	217 days	No	Master Tentative Tract Map Preparation Support											
343	Conceptual Grading Plan	Not Started	Tue 3/23/04	Mon 5/24/04	45 days	Yes	Conceptual Grading Plan											
344	Prepare Conceptual Grading Master Plan / Lotting Study	Not Started	Tue 3/23/04	Mon 4/26/04	25 days	Yes	Prepare Conceptual Grading Master Plan / Lotting Study											
345	Prepare Conceptual Grading Phasing Plan	Not Started	Tue 4/13/04	Mon 4/26/04	10 days	No	Prepare Conceptual Grading Phasing Plan											
346	Prepare Conceptual Earthwork Calculations	Not Started	Tue 4/13/04	Mon 4/26/04	10 days	Yes	Prepare Conceptual Earthwork Calculations											
347	Adjust Conceptual Grading Design	Not Started	Tue 4/27/04	Mon 5/10/04	10 days	Yes	Adjust Conceptual Grading Design											
348	Finalize Conceptual Grading for Road Design	Not Started	Tue 5/18/04	Mon 5/24/04	5 days	Yes	Finalize Conceptual Grading for Road Design											
349	Finalize Conceptual Grading for Drainage	Not Started	Tue 5/11/04	Mon 5/17/04	5 days	Yes	Finalize Conceptual Grading for Drainage											
350	Prepare Conceptual Lot Calculations	Not Started	Tue 4/27/04	Wed 5/5/04	7 days	No	Prepare Conceptual Lot Calculations											
351	Project Review	Not Started	Tue 4/27/04	Mon 5/3/04	5 days	No	Project Review											
352	Prepare Conceptual Grading Master Plan Update	Not Started	Tue 5/4/04	Mon 5/17/04	10 days	No	Prepare Conceptual Grading Master Plan Update											
353	Prepare Conceptual Grading Phasing Plan Update	Not Started	Tue 5/11/04	Mon 5/17/04	5 days	No	Prepare Conceptual Grading Phasing Plan Update											
354	Review and Approval Grading Plan	Not Started	Tue 5/18/04	Mon 5/24/04	5 days	No	Review and Approval Grading Plan											
355	Sewer Master Plan	Not Started	Tue 5/25/04	Mon 7/5/04	30 days	Yes	Sewer Master Plan											
356	Prepare Sewer Master Plan	Not Started	Tue 5/25/04	Mon 6/14/04	15 days	Yes	Prepare Sewer Master Plan											
357	Prepare Sewer Phasing Plan	Not Started	Tue 6/15/04	Mon 6/21/04	5 days	Yes	Prepare Sewer Phasing Plan											
358	Project Sewer Plan Review	Not Started	Tue 6/22/04	Mon 6/28/04	5 days	No	Project Sewer Plan Review											
359	Sewer Master Plan Report	Not Started	Tue 6/22/04	Mon 6/28/04	5 days	No	Sewer Master Plan Report											

